



## Cap d'Ail – New Residence – 4 Room Apartment

New construction

1 280 000 €

<i>Product type</i> <b>Apartment</b>	<i>Num rooms</i> <b>4 rooms</b>
<i>District</i> <b>Cap-d'Ail</b>	<i>City</i> <b>Cap-d'Ail</b>
<i>Country</i> <b>France</b>	<i>Living area</i> <b>93,72 m<sup>2</sup></b>
<i>Terrace area</i> <b>39,04 m<sup>2</sup></b>	<i>Total area</i> <b>132,76 m<sup>2</sup></b>
<i>Bedrooms</i> <b>3</b>	<i>Bathrooms</i> <b>2</b>
<i>Floor</i> <b>3</b>	<i>View</i> <b>sea</b>
<i>Exposure</i> <b>SOUTH</b>	<i>Ref.</i> <b>SP-RB-7114940</b>

Located in Cap d'Ail, just 2 km from Monaco and close to the center, this magnificent 4-room apartment is located in a new residence that blends perfectly into the natural slope of the land.

Its contemporary architecture, green roofs and private outdoor spaces make it a particularly attractive living environment.

With a surface area of 93.72 m<sup>2</sup>, this apartment offers a beautiful living space extended by a large terrace of 39.04 m<sup>2</sup>, ideal for enjoying the Mediterranean climate. It consists of an entrance, a bright living room with open kitchen, three bedrooms, a bathroom, a shower room, a dressing room, a hallway and a guest toilet.

A parking space is available at an additional cost.



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Delivery scheduled for Q3 2025.



